



Chatham County - Savannah Metropolitan Planning Commission

Arthur Mendonsa Hearing Room
November 24, 2020 ~ 1:30 PM
FINAL Agenda

November 24, 2020 Regular MPC Meeting, 1:30 P.M.

This Agenda and supporting material will be available prior to the meeting date at <https://www.thempc.org/Board/Tpc>.

This is for information only. These items have been received by the deadline to be heard at this meeting. Items are subject to change.

All persons in attendance are requested to sign-in on the "Sign-In Sheet" located on the table outside the entrance of the meeting room. Persons wishing to speak on an agenda item should indicate their intent on a blue speaker card, noting the agenda item by number. Please give speaker cards to a MPC staff member.

It is the intent of the Planning Commission to allow all interested parties to comment on a particular item. To ensure that those present have the opportunity to comment, the Chairman shall reserve the right to set time limits on the debate as per the MPC Procedure Manual and By Laws. Both sides of the issue shall be afforded a total of at least ten [10] minutes but not more than thirty [30] minutes for testimony. Groups are encouraged to designate a spokesperson who should identify him/herself on the speaker card and when coming to the podium. Regardless, the Chairman has the discretion to limit or extend time limits.

The Georgia Conflict of Interest in Zoning Actions Statute (OCGA Title 36 Chapter 67A) requires disclosure of certain campaign contributions (totaling \$250.00 or more) made by applicants or opponents for rezoning actions. Failure to comply is a misdemeanor. More information is available on the internet at www.lexis-nexis.com/hottopics/gacode/default.asp. Forms are available from MPC staff for individuals subject to this disclosure.

I. Call to Order and Welcome

II. Invocation and Pledge of Allegiance

III. Approval of Agenda

[1. Approval of Agenda](#)

IV. Notices, Proclamations and Acknowledgements

Notice(s)

[2. December 15, 2020 Regular MPC Meeting, 1:30 P.M., Planning Commission, GO-TO- WEBINAR \(VIRTUAL\) to access go to: \[www.thempc.org\]\(http://www.thempc.org\).](#)

Information Item(s) for Board Members

[3. Development Plans Submitted for Review](#)

[☞ Case Submission MPC Update 11.24.2020.pdf](#)

V. Item(s) Requested to be Removed from the Final Agenda

[4. ZONING MAP AMENDMENT | 135 Hampstead Avenue | Rezone from RMF-2 -30 to PD \(Planned Development\)](#)

[5. ZONING MAP AMENDMENT | 1902 & 1920 Waters Avenue & 1111 E 36th Street | Rezone from TC-1 & TR-3 to PD Planned Development | 20-003664-ZA](#)

[6. REZONING MAP AMENDMENT | 8020 Waters Avenue and 1104 & 1106 Corinth Avenue | Rezone from RSF-10 to O-I | File No. 20-004502](#)

[7. REZONING MAP AMENDMENT | 4110 Ogeechee Road | Rezone from I-L-T to I-H | File No. 20-005202-ZA](#)

[8. REZONING PLANNED DEVELOPMENT | Little Neck Road | Rezone from R-A to P-D | File No. 20-005235](#)

VI. Items Requested to be Withdrawn

[9. ZONING MAP AMENDMENT | 8427-8518 Whitfield Avenue | Rezone from R-1 & R-2 to R-3](#)

The Consent Agenda consists of items for which the applicant is in agreement with the staff recommendation and for which no known objections have been identified nor anticipated by staff. Any objections raised at the meeting will result in the item being moved to the Regular Agenda. At a 12:30 briefing, the staff will brief the Commission on Consent Agenda items and, time permitting, Regular Agenda items. No testimony will be taken from applicants, supporters or opponents, and no votes will be taken at the briefing.

VII. Consent Agenda

[10. Approval of the November 10, 2020 Briefing and Regular Meeting Minutes.](#)

📎 [11-10-2020 MPC BRIEFING MINUTES.pdf](#)

📎 [11.10.20 MEETING MINUTES.pdf](#)

[11. Adoption of the 2021 Calendar of Meetings](#)

📎 [2021 CALENDAR OF MEETINGS - Draft.pdf](#)

VIII. Old Business

IX. Regular Business

[12. REZONING MAP AMENDMENT | JOHNNY MERCER BOULEVARD | Rezone from R-2 to B-1 | File No. Z-0720-000050](#)

📎 [Maps Combined.pdf](#)

📎 [R-2-A Permitted Uses .pdf](#)

📎 [B-1 Permitted Uses.pdf](#)

📎 [Aerial Site Location.pdf](#)

📎 [Visual Simulations.pdf](#)

📎 [Proposed Tower.pdf](#)

📎 [Photo Proposed Location.pdf](#)

📎 [Staff Report 000050.pdf](#)

[13. ZONING MAP AMENDMENT LYNES AVENUE \(Multiple Addresses\) REZONE FROM I-L TO I-H - 20-005170-ZA](#)

📎 [AERIAL MAP 20-005170-ZA.pdf](#)

- 📎 [ZONING MAP 20-005170-ZA.pdf](#)
- 📎 [VICINITY MAP 20-005170-ZA.pdf](#)
- 📎 [Attachment 2 \(Development Standards of I-L Zoning District\).pdf](#)
- 📎 [List of Uses for I-H.pdf](#)
- 📎 [List of Uses for I-L.pdf](#)
- 📎 [FLU MAP 20-005170-ZA.pdf](#)
- 📎 [Wetland Map.pdf](#)
- 📎 [Street View Images.pdf](#)
- 📎 [Staff Report-20-005170-ZA-MAP.pdf](#)
- 📎 [Lynes Avenue - Rezoning Opposition Letter to MPC.pdf](#)
- 📎 [FW_ \[Caution - External Email\] Opposition to Lynes Ave application number 20-005170-2A.pdf](#)

14. SPECIAL USE PERMIT 1313 HABERSHAM STREET - 20-005243-ZA

- 📎 [VICINITY MAP 20-005243-ZA.pdf](#)
- 📎 [AERIAL MAP 20-005243-ZA.pdf](#)
- 📎 [ZONING MAP 20-005243-ZA.pdf](#)
- 📎 [Staff Report-5243-ZA-Special Use.pdf](#)
- 📎 [Street View.pdf](#)

15. ZONING MAP AMENDMENT 504 AND 506 E. MONTGOMERY CROSS ROAD - REZONE FROM RSF-6 TO OI-T - 20-004503-ZA

- 📎 [AERIAL MAP 20-004503-ZA.pdf](#)
- 📎 [ZONING MAP 20-004503-ZA.pdf](#)
- 📎 [VICINITY MAP 20-004503-ZA.pdf](#)
- 📎 [FLU MAP 20-004503-ZA.pdf](#)
- 📎 [Street View.pdf](#)
- 📎 [Staff Report-20-004503-ZA.pdf](#)

16. ZONING MAP AMENDMENT 23 WEINER DRIVE - REZONE REQUEST FROM RSF-6 TO OI-T - 20-004500-ZA

- 📎 [AERIAL MAP 20-003093-ZA.pdf](#)
- 📎 [VICINITY MAP 20-003093-ZA.pdf](#)
- 📎 [ZONING MAP 20-003093-ZA.pdf](#)
- 📎 [FLU MAP 20-003093-ZA.pdf](#)
- 📎 [Street View.pdf](#)
- 📎 [Staff Report-20-004500-ZA.pdf](#)

17. REZONING MAP AMENDMENT | Corvair Avenue | Rezone from RSF-6 to I-L | File No. 20-005048-ZA

- 📎 [Maps.pdf](#)
- 📎 [Photos.pdf](#)
- 📎 [Application.pdf](#)
- 📎 [Staff Report 5048.pdf](#)

[Exhibit 1.pdf](#)

X. Presentations

XI. Other Business

Recess to Executive Session - motion required

XII. Executive Session

[18. The Executive Session - MPC Board may adjourn to Executive Session for the purposes that may include litigation or personnel matters. Motion to recess to Executive Session.](#)

The Planning Commission may adjourn to Executive Session for the purposes that may include litigation, personnel, or any other matter allowed by the Georgia Open Meetings Act.

Motion to recess to Executive Session.

XIII. Adjournment

[19. Adjourn](#)

The Chatham County - Savannah Metropolitan Planning Commission provides meeting minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.